



# CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

## Site Plans and Subdivisions

**RESULTS****3/1/2018**

SITE PLANS, PRELIMINARY SUBDIVISION PLATS, ROAD CONSTRUCTION PLANS AND PHASING PLANS

A meeting of the City of Charleston Technical Review Committee was held at 9:00 a.m. on the above date in the Building Inspections Conference Room, 1st Floor, 2 George St. The following applications were reviewed:

### # 1 BERMUDA POINT (ROADS)

#### ROAD CONSTRUCTION PLANS

Project Classification: MAJOR SUBDIVISION  
Address: ASHLEY RIVER ROAD  
Location: WEST ASHLEY  
TMS#: 3550700006 & 012  
Acres: 4.62  
# Lots (for subdiv): 30  
# Units (multi-fam./Concept Plans):  
Zoning: DR-12, GB, LB

☐ new BP approval tracking

City Project ID #: TRC-SUB2017-000066  
City Project ID Name:

Submittal Review #: 1ST REVIEW  
Board Approval Required: PC, BZA-SD

Owner: SUP BERMUDA POINT, LLC  
Applicant: WINDMILL ENGINEERING  
Contact: TIM COOK

843-693-4477

2820jasper@comcast.net

Misc notes: Road construction plans for 30 lot townhome development.

**RESULTS:** Revise and resubmit to TRC; Construction Activity Application, CSWPPP, CAA fee, SDSM checklist, SCDHEC Digital Boundary & stormwater technical report required.

### # 2 BATTERY HAIG, PHASE 2

#### SUBDIVISION CONCEPT PLAN

Project Classification: MAJOR SUBDIVISION  
Address: SOUTH SHORE DRIVE  
Location: WEST ASHLEY  
TMS#: 3100000022  
Acres: 2.096  
# Lots (for subdiv): 8  
# Units (multi-fam./Concept Plans):  
Zoning: PUD (BATTERY HAIG)

☐ new BP approval tracking

City Project ID #: TRC-SUB2018-000067  
City Project ID Name:

Submittal Review #: 1ST REVIEW  
Board Approval Required: PC, BZA-SD

Owner: BATTERY HAIG ON THE STONO, LLC  
Applicant: FORSBERG ENGINEERING & SURVEYING, INC. 843-571-2622  
Contact: DANNY FORSBERG danny@forsberg-engineering.com

Misc notes: Subdivision concept plan for Phase 2 of the Battery Haig subdivision.

**RESULTS:** Revise and resubmit to TRC.

### # 3 511 MEETING STREET NORTH PARCEL

#### SITE PLAN

Project Classification: SITE PLAN  
Address: WALNUT STREET  
Location: PENINSULA  
TMS#: 4590503137  
Acres: 0.36  
# Lots (for subdiv):  
# Units (multi-fam./Concept Plans):  
Zoning: GB, LI

☐ new BP approval tracking

City Project ID #: TRC-SP2018-000095  
City Project ID Name:

Submittal Review #: 1ST REVIEW  
Board Approval Required: BAR

Owner: 511 MEETING STREET LLC  
Applicant: ADC ENGINEERING, INC.  
Contact: YORK DILDAY

843-566-0161

yorkd@adcengineering.com

Misc notes: Construction plans for a surface parking lot and associated improvements.

**RESULTS:** Withdrawn.

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**#4 80 LINE STREET****SITE PLAN**

Project Classification: SITE PLAN

Address: 80 LINE STREET

Location: PENINSULA

TMS#: 4600404016

Acres: 0.11

# Lots (for subdiv):

# Units (multi-fam./Concept Plans): 3

Zoning: GB

Misc notes: Construction plans for a new mixed use building.

☐ new BP approval tracking

City Project ID #: TRC-SP2017-000048

City Project ID Name:

Submittal Review #: 2ND REVIEW

Board Approval Required: BAR

Owner: BONE WORKS, CHARLESTON

Applicant: CLINE ENGINEERING

Contact: MATT CLINE

843-303-1594

matt@clineeng.com

**RESULTS:** Revise and resubmit to TRC.

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**#5 RIVERVIEW ESTATES (ROADS)****ROAD CONSTRUCTION PLANS**

Project Classification: MAJOR SUBDIVISION

Address: RIVER ROAD

Location: JOHNS ISLAND

TMS#: 3120000065 &amp; 066

Acres: 24.26

# Lots (for subdiv): 48

# Units (multi-fam./Concept Plans):

Zoning: SR-1

Misc notes: Road construction plans for a 49 lot single family detached subdivision.

☐ new BP approval tracking

City Project ID #: 170712-RiverRd-1

City Project ID Name: TRC\_RC:RiverviewEstates[Roads]

Submittal Review #: 3RD REVIEW

Board Approval Required: PC, BZA-SD

Owner: MG LOWCOUNTRY ACREAGE, LLC

Applicant: HLA, INC. ENGINEERING &amp; LAND SURVEYING

Contact: THOMAS KELLUM

843-763-1166

tkellum@hlainc.com

**RESULTS:** Minor comments provided. Revise and resubmit pdf's (in-house) to TRC members as needed. After in-house approval submit 6 copies + cd of pdf to Engineering for stamping.

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**#6 OAKFIELD, PHASE 3 (PLAT)****PRELIMINARY SUBDIVISION PLAT**

Project Classification: MAJOR SUBDIVISION

Address: CANE SLASH ROAD

Location: JOHNS ISLAND

TMS#: 2780000041 &amp; 127

Acres: 34.37

# Lots (for subdiv): 87

# Units (multi-fam./Concept Plans):

Zoning: PUD (SHADE TREE)

Misc notes: Preliminary subdivision plat for Phase 3 of the Oakfield subdivision.

☐ new BP approval tracking

City Project ID #: TRC-SUB2018-000068

City Project ID Name:

Submittal Review #: 1ST REVIEW

Board Approval Required: PC

Owner: PULTE GROUP

Applicant: HLA, INC. ENGINEERING &amp; LAND SURVEYING

Contact: RICHARD D. LACEY

843-763-1166

rlacey@hlainc.com

**RESULTS:** Revise and resubmit to TRC.

Site plans and subdivisions are reviewed by the following: Dept of Planning, Preservation Sustainability, Zoning Division, GIS Division, Engineering Division, Engineering MS4, Dept of Parks, Dept of Traffic Transportation, Fire Dept and ADA/Legal Division. Individuals with questions concerning the above items should contact Tim Keane, TRC Chair and Director of the Department of Planning, Preservation and Sustainability at Innovation at (843) 724-3765. Files containing information pertinent to the above applications are available for public review at the City of Charleston Zoning Office, 75 Calhoun Street, Charleston County School District Building, Third Floor, during regular working hours, 8:30 a.m. to 5:00 p.m., daily except weekends and holidays.